

Ho-264
Justifiable
Woodbine
Private

eighteenth and nineteenth
centuries

A resurvey of a tract of land called "Equity" resulted in a new 814 acre tract of land called Justifiable issued to Major Thomas Snowden and Dr. Charles Alexander Warfield on April 2, 1796.

The kitchen of the present nineteenth century inn is the eighteenth century old log dwelling house described in the resurvey. Three very early additions on the (1) east kitchen wall, on the (2) addition's south wall and lastly on the kitchen's south wall have resulted in a large and very quaint, seven bay wide, four bay deep, two story high, gabled roof (running east-west) frame structure with wide brick exterior chimneys on its east and west walls. Additional chimneys are located in the middle of the north side of the steeply sloping gable roof and between the third and fourth west bays.

Two rectangular, open bible and cross paneled south entrances are surmounted by three light transoms. Additional entrances are located on the east, west and north walls. Fenestration on the south elevation is double-hung, proportionally scaled and vertically aligned. First floor windows hold two-over-two lights, while second floor windows hold six-over-six lights. A one story high, shed roofed, open porch runs along the entire south elevation supported by five square wooden posts.

MARYLAND HISTORICAL TRUST

Ho-264
Dist 4
MACT # 140 2645204

INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

1 NAME

HISTORIC Justifiable

AND/OR COMMON

Chippendale Farm

2 LOCATION

(Northwest Corner of Frederick Road (MD 144) and Old Frederick Road)

STREET & NUMBER

north west corner of Route 144 and Frederick Road.
R.F.D. #1

CITY, TOWN

Woodbine

— VICINITY OF

CONGRESSIONAL DISTRICT

6th

STATE

Maryland

COUNTY

Howard

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input checked="" type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input checked="" type="checkbox"/> AGRICULTURE <input type="checkbox"/> MUSEUM
<input type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input type="checkbox"/> COMMERCIAL <input type="checkbox"/> PARK
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> EDUCATIONAL <input checked="" type="checkbox"/> PRIVATE RESIDENCE
<input type="checkbox"/> SITE	<input type="checkbox"/> PUBLIC ACQUISITION	<input type="checkbox"/> ACCESSIBLE	<input type="checkbox"/> ENTERTAINMENT <input type="checkbox"/> RELIGIOUS
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input checked="" type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> GOVERNMENT <input type="checkbox"/> SCIENTIFIC
	<input type="checkbox"/> BEING CONSIDERED	<input type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> INDUSTRIAL <input type="checkbox"/> TRANSPORTATION
		<input type="checkbox"/> NO	<input type="checkbox"/> MILITARY <input type="checkbox"/> OTHER:

4 OWNER OF PROPERTY

NAME

~~Virginia Molesworth~~

Telephone #: 489-4340

STREET & NUMBER

~~Chippendale Farm R.F.D. #1~~

CITY, TOWN

Woodbine

— VICINITY OF

STATE, zip code

Maryland 21797

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE.

REGISTRY OF DEEDS, ETC.

Hall of Records

Liber #: 817

Folio #: 452

Land Access: 13500 6 acres

STREET & NUMBER

Howard County Court House

Building Access: 13950

Total Access: 27450

CITY, TOWN

Ellicott City

STATE

Maryland

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

Howard County Historic Sites Inventory

DATE

1977

— FEDERAL ☒ STATE — COUNTY — LOCAL

DEPOSITORY FOR
SURVEY RECORDS

Maryland Historical Trust

CITY, TOWN

21 State Circle, Annapolis

STATE

Maryland

7 DESCRIPTION

Ho-264
Dist 4

CONDITION

—EXCELLENT
☒ GOOD
—FAIR

—DETERIORATED
—RUINS
—UNEXPOSED

CHECK ONE

—UNALTERED
☒ ALTERED

CHECK ONE

☒ ORIGINAL SITE
—MOVED DATE _____

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

Justifiable is located on the northwest corner of Route 144 and Old Frederick Road facing south. The original part of this interesting eighteenth and nineteenth century house is the present kitchen, described as a small log dwelling house in a special Warrent of Proclamation granted out of the Land Office of the State of Maryland to Major Thomas Snowden of Prince Georges County and Doctor Charles Alexander Warfield of Anne Arundel County, bearing date 3rd of April, 1795.

The small log dwelling house has a large stone chimney inset into its east wall. It was a one room dwelling with loft. A ladder and a hole in the wall to the room above were located in the southwest corner of the room. See figure 1. Doors and windows now are inset into its north and west walls. What their original arrangement was is only conjecture.

The house has three additions becoming a large and very quaint seven bay wide, four bay deep, two story high, gabled roof (running east-west) frame structure with wide brick exterior chimneys on its east and west walls. Additional chimneys are located in the middle of the north side of the sloping "catslide" roof and between the third and fourth west bays.

First Addition

The present owner believes the first addition to the log dwelling house was a two story high, four bay wide, frame addition extending eastward from its east wall. Fenestration of this section of the house is characterized by double-hung windows, holding six-over-six lights.

Second Addition

Very soon after this extension was built, a second addition was constructed on this addition's south wall. It was a four bay wide, two bay deep, two story high, gabled roof (running east - west) frame structure with central hall and staircase. Wide brick exterior chimneys were located on its east and west walls. The roof line was probably changed at this time sloping down on the north side to create a New England salt box effect.

North Elevation

A single, shed roofed, central dormer window is located on the north elevation, holding a rectangular, double-hung window with six-over-six lights. Two four light, second floor casement windows are also set into the north wall.

A shed roofed, semi-enclosed, one story high porch runs along the north wall of the kitchen, providing cover for its rectangular entrance door. An additional rectangular entrance with four lights is located in the second east bay.

CONTINUE ON SEPARATE SHEET IF NECESSARY

Third Addition

A third two story high addition was constructed off the kitchen's south wall and the second addition's west wall, which squares off the total structure, creating a compact architectural complex. This room has an enclosed staircase on its west wall and evidences that it was used as a bar for the tavern which existed here in the 1870's. In the 1960's a fireplace was installed on its west wall, served by an exterior brick chimney.

South Elevation

The south elevation holds rectangular open bible and cross paneled doors surmounted by three light transoms in its second west bay and second east bay.

An open, one story high, shed roofed porch runs along the entire south elevation supported by five square wooden posts. Fenestration is proportionally scaled and vertically aligned. Windows on the first floor are double-hung, holding two-over-two lights while those on the second floor hold six-over-six lights.

The interior features old locks, wide random width floors, original wooden mantelpieces and original cooking fireplace with crane in the log kitchen.

8 SIGNIFICANCE

Ho-264
Dist 4

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES 18th and 19th CenturieBUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

Justifiable is significant historically, architecturally and in the field of communications and transportation.

Historically Justifiable had its roots in a tract of land called Equity which consisted of 1132 acres of land laid out by William Fisher, but unpatented.

It included 99 acres of land called Good Will and 1033 acres of vacant land. This whole tract is very similar to the tract resurveyed and called Justifiable. See attachments 2 and 3.

On the 29 March 1796 a proclamation out of the Land Office of the state of Maryland was issued to Major Thomas Snowden and Dr. Charles Alexander Warfield to:

To resurvey and affect a certain tract of land called Equity Surveyed for William Fisher 29 of March, 1761 which said tract called "Equity" was a resurvey, on an original tract, lying and being in Anne Arundel County called Good Will, to which said tract there was the quantity of 1033 acres of vacant land added as appears by the original Certificate of said "Equity," to correct and amend the errors in the said original tract, to add any other contiguous vacant land thereto and receive the whole into one entire tract

The resurvey resulted in one entirely new tract of land called "Justifiable," consisting of 814 acres of land. In the deed the present kitchen was described as a small log dwelling house on the property, dating this part of the house to at least 1796. The house and property were acquired by Jonathan E. Hopkins et al who sold the property to William Cushen on 4th of January, 1844 for \$90 current money "with all and singular the buildings." (4-459)

In the next thirty years the structure as we know it today was completed by William Cushen. Thomas Rowles, executor for Mr. Cushen's estate sold the house and land to Walter Dorsey on June 24, 1871 for \$5,080. (33-7) It is certain that this property was used as a hotel or old tavern on the Baltimore National Pike by Mr. William Cushen, for in some thirty years the property increased in value

CONTINUE ON SEPARATE SHEET IF NECESSARY

by almost \$5,000, a very lordly sum in those days.

This selling price indicated two things (1) The hoose as it now stands was completed by Mr. Cushen by 1871, the date of sale and (2) It was used as an old tavern and hotel by Mr. Cushen who was located on the Baltimore National Pike.

Walter Dorsey who acquired the old tavern continued its operation as a hotel. The 1878 Hopkins Atlas notes the building as W. Dorsey's Hotel. Please see attachment 4.

On April 10, 1894 John M. De Lashmutt, trustee, sold five parcels of land to William H. Hobbs, one of which was the present parcel of land. (JHO 61-415)

On April 15, 1936 Ida B. Hobbs et al. sold land, including this parcel on which the old tavern stands to Augustus Riggs. (BMJR. 154 108). Eighteen months later Augustus and Amelia Riggs sold the house and parcel to Howard and Rachel Musgrove (BMJR. 183-468).

Architecturally it is noteworthy as an example of how simple log dwellings were extended and added to, creating a charm and element of surprise in the interior plan which is not always found.

The interior features wide, randam width floors, original wooden mantle pieces, fine old locks and hardware as well as original open bible and cross paneled doors.

In the field of communications the Maryland Inn played an important role in opening up the west by encouraging travel. It helped to build communication lines between Baltimore and the Ohio River valley. As the carriage trade increased, so a demand for more sumptuous meals and more proper lodging also increased. As the old taverns expanded their facilities to meet this need, increasing numbers were encouraged to travel. The additions to this old tavern gave evidence to the fact that many travelers stopped this way.

Not only did the old taverns and inns serve the traveler, they also served as a meeting place for those living in the surrounding area. Troups, circuses, theatricals all encouraged gatherings of the local populace as well as entertaining the visitor. At these gatherings important information was exchanged, providing a communication link between east and west. Transportation was thus encouraged.

Those who brought the wheat and whiskey from Ohio to Baltimore and merchandise back to Ohio found comfortable accommodations in inns such as that located on the northwest corner of Frederick Road and Route 144. As many as sixteen coaches a day might pass a given point. The whole opening up of the west, initiated by the construction of the Baltimore National Pike was furthered and accelerated by the rise of the country inn, such as "Justifiable", to meet the needs of the traveler.

Quaint and charming, Justifiable is one of Howard County's outstanding landmarks and should be placed on the National Register of Historic Places, and any future local landmark legislation.

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Land Records of Howard County.
Owner interview at Justifiable, September 30, 1977.
Private research papers of Mrs. Gladys McDermott.

CONTINUE ON SEPARATE SHEET IF NECESSARY

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 6 Acres of land more or less.

Please see Howard County Land
Records Liber 817, folio 452.

VERBAL BOUNDARY DESCRIPTION

Beginning for the same being part of the tract called "Justifiable" at a stone set in the north edge of the Baltimore and Frederick Turnpike road, and at the end of 30½ perches on the twenty-second line of the land called "Shipleys Adventure," and running from thence binding on said line North 7 degrees East 38 perches to the end of said line, still binding on said land South 87 degrees West 12 perches to a stone; then

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	Maryland	COUNTY	Howard
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STATE	COUNTY
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11 FORM PREPARED BY

NAME / TITLE

Cleora Barnes Thompson, Archivist

ORGANIZATION

Office of Planning & Zoning-Comprehensive Planning Section 465-5000 x257

STREET & NUMBER

3450 Court House Drive

CITY OR TOWN

Ellicott City

DATE

TELEPHONE

STATE

Maryland

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature, to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 Supplement.

The Survey and Inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

RETURN TO: Maryland Historical Trust
The Shaw House, 21 State Circle
Annapolis, Maryland 21401
(301) 267-1438

North 87 degrees West 14 perches and 15 links to a stone; South 30 degrees West 23 perches to a stone planted in the North edge of the aforesaid turnpike road; and then binding on said road South 61³/₄ degrees East 38 perches to the beginning; containing 6 acres of land, more or less.

MARYLAND HISTORICAL TRUST WORKSHEET

Ho ~~1164~~ 1164

NOMINATION FORM
for the
NATIONAL REGISTER OF HISTORIC PLACES, NATIONAL PARKS SERVICE

1. NAME				
COMMON: The Dermott House (JUSTIFIABLE)				
AND/OR HISTORIC: Old McComas Tavern				
2. LOCATION				
STREET AND NUMBER: Northwest Corner, Old National Pike (Md 144)				
CITY OR TOWN: Popton Springs and Old Frederick Road of Hardy Road				
STATE: Maryland		COUNTY: Howard		
3. CLASSIFICATION				
CATEGORY (Check One) <input type="checkbox"/> District <input checked="" type="checkbox"/> Building <input type="checkbox"/> Site <input type="checkbox"/> Structure <input type="checkbox"/> Object		OWNERSHIP <input type="checkbox"/> Public <input checked="" type="checkbox"/> Private <input type="checkbox"/> Bath		STATUS <input checked="" type="checkbox"/> Occupied <input type="checkbox"/> Unoccupied <input type="checkbox"/> Preservation work in progress
ACCESSIBLE TO THE PUBLIC Yes: <input checked="" type="checkbox"/> Restricted <input type="checkbox"/> Unrestricted <input type="checkbox"/> No				
PRESENT USE (Check One or More as Appropriate)				
<input type="checkbox"/> Agricultural <input type="checkbox"/> Commercial <input type="checkbox"/> Educational <input type="checkbox"/> Entertainment	<input type="checkbox"/> Government <input type="checkbox"/> Industrial <input type="checkbox"/> Military <input type="checkbox"/> Museum	<input type="checkbox"/> Park <input checked="" type="checkbox"/> Private Residence <input type="checkbox"/> Religious <input type="checkbox"/> Scientific	<input type="checkbox"/> Transportation <input type="checkbox"/> Other (Specify)	<input type="checkbox"/> Comments
4. OWNER OF PROPERTY				
OWNER'S NAME: Mr. Mrs. Richard A. Starbuck				
STREET AND NUMBER: Rte 3				
CITY OR TOWN: Mt. Airy		STATE: Md 21771		
5. LOCATION OF LEGAL DESCRIPTION				
COURTHOUSE, REGISTRY OF DEEDS, ETC: Clerk of the Circuit Court				
STREET AND NUMBER: Howard County Court House				
CITY OR TOWN: Ellicott City		STATE: Maryland		
Title Reference of Current Deed (Book & Pg. #): 478 / 259				
6. REPRESENTATION IN EXISTING SURVEYS				
TITLE OF SURVEY:				
DATE OF SURVEY: <input type="checkbox"/> Federal <input type="checkbox"/> State <input type="checkbox"/> County <input type="checkbox"/> Local				
DEPOSITORY FOR SURVEY RECORDS:				
STREET AND NUMBER:				
CITY OR TOWN:		STATE:		

SEE INSTRUCTIONS
p. 216
Dist 4
Block 3

7. DESCRIPTION

CONDITION

☐ Excellent☐ Good ?☐ Fair

(Check One)

☐ Deteriorated☐ Ruins☐ Unexposed

(Check One)

☐ Altered

?

☐ Unaltered

(Check One)

☐ Moved☒ Original Site

DESCRIBE THE PRESENT AND ORIGINAL (if known) PHYSICAL APPEARANCE

This two story house is a long narrow rectangle facing south 7 bays by 0, under a pitched roof whose ridge line runs east-west. Of frame with clapboards covered by asphalt shingles. There is a one-story porch along the whole south side. Windows are 6 light over 6.

From spacing of windows and chimneys it would appear that the house was built in 3 sections, with two groups of 3 bays center and west and a wider space 7th bay added east. There are three chimneys, one outside either end wall, one between the 3-bay sections.

SEE INSTRUCTIONS

B. SIGNIFICANCE

PERIOD (Check One or More as Appropriate)

- | | | | |
|--|---------------------------------------|--|---------------------------------------|
| <input type="checkbox"/> Pre-Columbian | <input type="checkbox"/> 16th Century | <input checked="" type="checkbox"/> 18th Century | <input type="checkbox"/> 20th Century |
| <input type="checkbox"/> 15th Century | <input type="checkbox"/> 17th Century | <input type="checkbox"/> 19th Century | |

SPECIFIC DATE(S) (If Applicable and Known)

AREAS OF SIGNIFICANCE (Check One or More as Appropriate)

- | | | | |
|--|---|--|--|
| <input type="checkbox"/> Aboriginal | <input type="checkbox"/> Education | <input type="checkbox"/> Political | <input type="checkbox"/> Urban Planning |
| <input type="checkbox"/> Prehistoric | <input type="checkbox"/> Engineering | <input type="checkbox"/> Religion/Philosophy | <input type="checkbox"/> Other (Specify) _____ |
| <input type="checkbox"/> Historic | <input type="checkbox"/> Industry | <input type="checkbox"/> Science | _____ |
| <input type="checkbox"/> Agriculture | <input type="checkbox"/> Invention | <input type="checkbox"/> Sculpture | _____ |
| <input type="checkbox"/> Architecture | <input type="checkbox"/> Landscape Architecture | <input type="checkbox"/> Social/Humanitarian | _____ |
| <input type="checkbox"/> Art | <input type="checkbox"/> Literature | <input type="checkbox"/> Theater | _____ |
| <input checked="" type="checkbox"/> Commerce | <input type="checkbox"/> Military | <input checked="" type="checkbox"/> Transportation | _____ |
| <input checked="" type="checkbox"/> Communications | <input type="checkbox"/> Music | | |
| <input type="checkbox"/> Conservation | | | |

STATEMENT OF SIGNIFICANCE

This long low building was once
on land on the Old National Pike.
a long day's 25 miles from Baltimore
for carriage or rider.
Now a private home.

SEE INSTRUCTIONS

40-264

9. MAJOR BIBLIOGRAPHICAL REFERENCES

SEE INSTRUCTIONS

10. GEOGRAPHICAL DATA

LATITUDE AND LONGITUDE COORDINATES DEFINING A RECTANGLE LOCATING THE PROPERTY			OR	LATITUDE AND LONGITUDE COORDINATES DEFINING THE CENTER POINT OF A PROPERTY OF LESS THAN TEN ACRES		
CORNER	LATITUDE	LONGITUDE		LATITUDE	LONGITUDE	
	Degrees Minutes Seconds	Degrees Minutes Seconds		Degrees Minutes Seconds	Degrees Minutes Seconds	
NW	° ' "	° ' "		° ' "	° ' "	
NE	° ' "	° ' "		° ' "	° ' "	
SE	° ' "	° ' "		° ' "	° ' "	
SW	° ' "	° ' "		° ' "	° ' "	

APPROXIMATE ACREAGE OF NOMINATED PROPERTY:

Acreage Justification:

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE:		COUNTY:	
STATE:		COUNTY:	
STATE:		COUNTY:	
STATE:		COUNTY:	

11. FORM PREPARED BY

NAME AND TITLE:		JEAN S. EWING	
ORGANIZATION	MARYLAND HISTORICAL TRUST		DATE
STREET AND NUMBER:			
2525 RIVA ROAD			
CITY OR TOWN:	ANNAPOLIS	STATE	MARYLAND

12.

State Liaison Officer Review: (Office Use Only)

Significance of this property is:

National ☐ State ☐ Local ☐

Signature _____

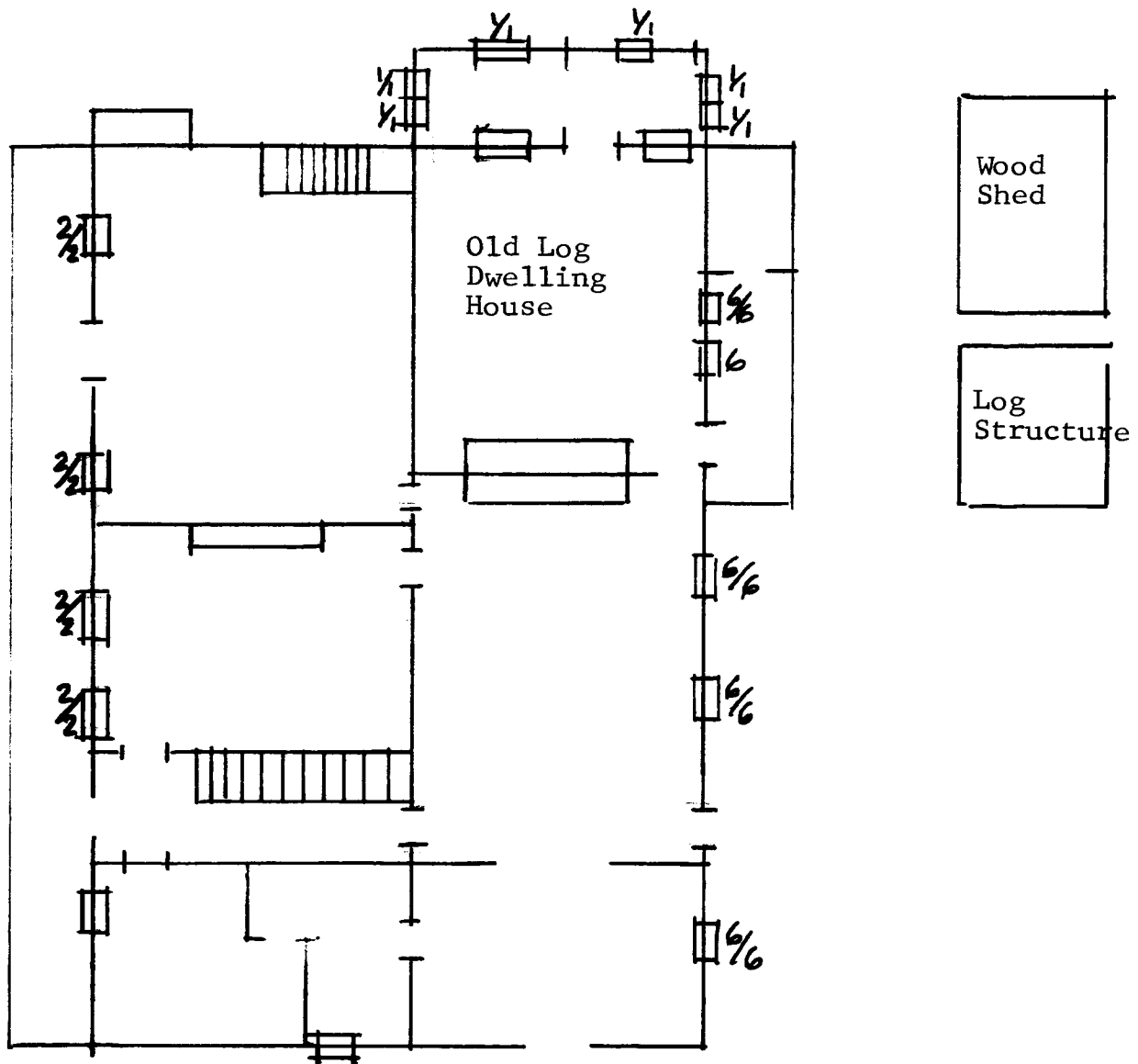
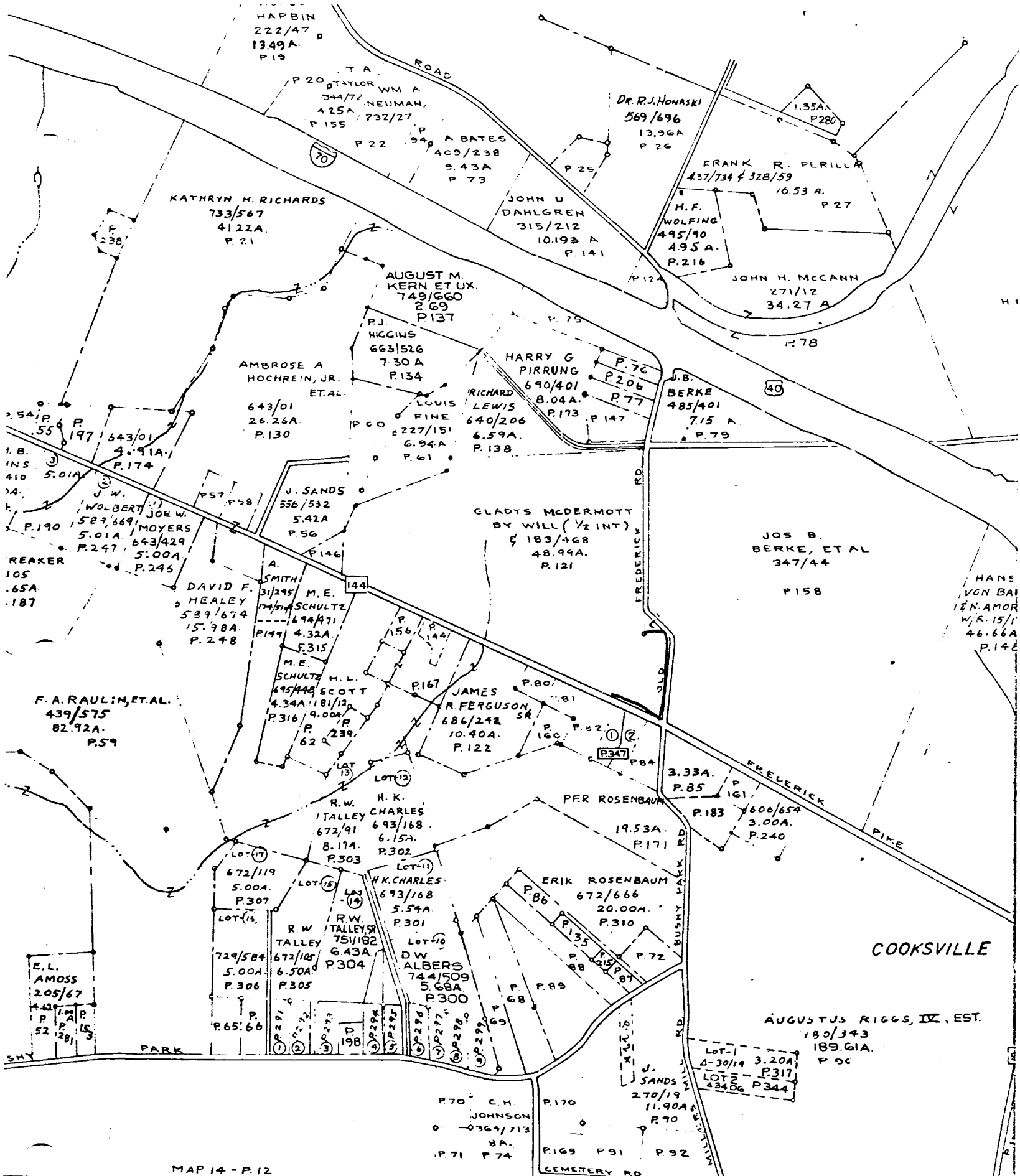
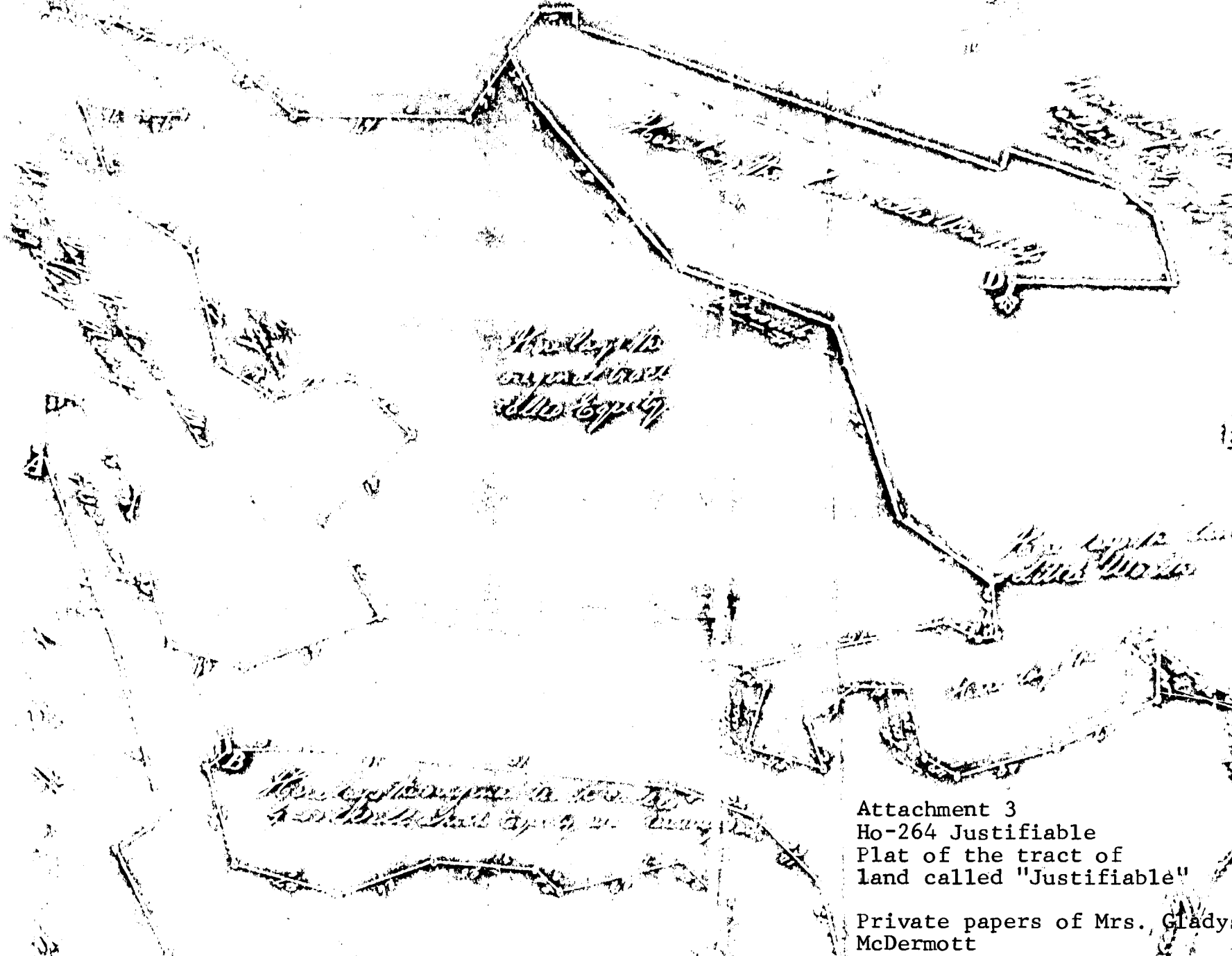


Figure 1. Plan of First Floor Ho-264 Justifiable



Private papers of Mrs.
Gladys McDermott



A hand-drawn plat map of a tract of land. The map shows a large, irregularly shaped tract with several smaller tracts adjacent to it. The main tract is labeled 'Ho-264 Justifiable' in the center. Other labels include 'Ho-264 Justifiable' on the right side, 'Ho-264 Justifiable' at the bottom, and 'Ho-264 Justifiable' on the left side. The map is drawn with a thick black line for the main tract and thinner lines for the adjacent tracts. The background is white with some faint, illegible markings.

Attachment 3
Ho-264 Justifiable
Plat of the tract of
land called "Justifiable"

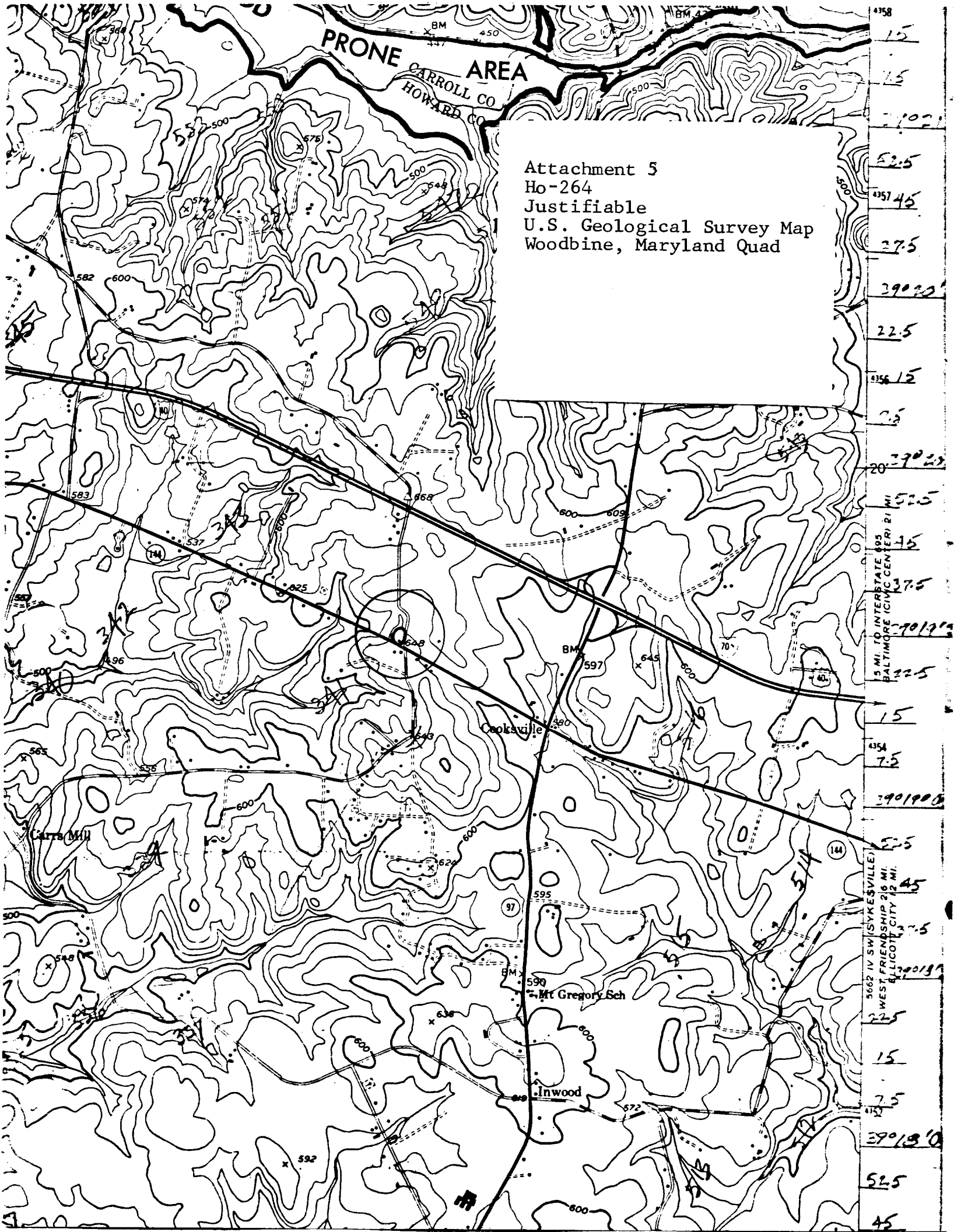
Private papers of Mrs. Gladys
McDermott

Waterville P.O.
Station & P.O.



Attachment 4
Ho-264
Justifiable
Hopkins Atlas of 1878
Fourth District

Map of Congress in the year 1878 by G. M. Hopkins in the Office of the Librarian of Congress at Washington.



PRONE AREA
CARROLL CO
HOWARD CO

Attachment 5
Ho-264
Justifiable
U.S. Geological Survey Map
Woodbine, Maryland Quad

4358
15
15
102
52.5
4357 45
27.5
39022
22.5
4356 15
2.5
20 39022
52.5
4355 45
37.5
20 39022
52.5
4354 45
22.5
15
4354 7.5
390190
52.5
45
52.5
15
7.5
390130
52.5
45



HO .264

212A

Justifiable

(~~McDonnell~~) Mc Comas Tavern

88 4/72



Ho-264

JUSTIFIABLE

SEPT. 1977

(NORTH)

CLEORA BARNES THOMPSON
PLANNING CONSULTANT
HISTORICAL SITES SURVEY